

MIDDLETOWN TOWNSHIP
DELAWARE COUNTY, PENNSYLVANIA
JANUARY 13, 2020

Minutes of the Regular Meeting of Township Council held on January 13, 2020 at 7:08 P.M. in the Township Administration Building located at 27 North Pennell Road.

Present: Stephen Byrne, Bibianna Dussling, Mark Kirchgasser, Kathleen O'Connell-Bell, Susan Powell, Walter "Bok" Read, Norman Shropshire, Andrew Haines, Joseph Damico, Jr., Esq., Eric Janetka

1. OPENING

Chairman Mark Kirchgasser called the meeting of the Council to order at 7:00 P.M. and led in the recitation of the Pledge of Allegiance to the Flag.

Mr. Kirchgasser announced Council met in Executive Session to discuss legal matters regarding the Aqua America's acquisition of DELCORA and to discuss legal issues on the Riddle Hospital application.

Mr. Kirchgasser asked if anyone was videotaping the meeting. Mr. A.G. Ciavarelli, 301 New Darlington Road, stated he is videotaping the meeting.

2. APPROVAL OF MINUTES - N/A

3. PUBLIC COMMENTS

Mr. A.G. Ciaverelli, 301 New Darlington Road, asked if Council could give details on the process applying to be appointed to a committee or Board. He stated in 2007 he applied and was interviewed and wonders if the same process is still in place. Mr. Kirchgasser stated Council will review accepted resumes from residents, some of whom Council already knows their background. He stated an example is Joe Klodarska who was appointed to the Zoning Hearing Board. Mr. Kirchgasser stated Joe is a licensed Professional Engineer. He stated in this case Mr. Klodarska was not interviewed. He stated in cases where Council does not know the candidate or if there is not a strong candidate, Council will do interviews. Mr. Ciaverelli asked what the process would be if there were multiple candidates. Mr. Kirchgasser stated if Council did not believe there is a clear candidate, Council will do interviews. Mr. Ciaverelli asked if the process could be placed on the website. Mr. Haines stated as far as the new committee is concerned and once duties have been defined, this will be added to the website.

4. REPORTS

A. CHAIRMAN

Mr. Kirchgasser complimented the volunteer firefighters for their work at 67 Vineyard Lane. He stated, unfortunately, the home was a total loss due to the significant amount of fire.

B. COMMITTEE

Mr. Haines confirmed a meeting of the Roads, Highway and Public Safety Committee for January 27, 2020.

C. MANAGER

He introduced Ms. Jennifer Maull as the new Director of Parks and Recreation. He stated they discussed goals and new programs for the Township including to reshape some of the programs and keep the successful programs. He stated Jennifer is working together with the Parks and Recreation Committee, the Historical Society and the Library with the idea of working together to expand the Parks and Recreation programs for the community. Mr. Shropshire stated he understands the Summer Camp Program will now be a full day program. Mr. Haines stated Jennifer is planning this program and using the Roosevelt Community Center as the location. Mr. Shropshire stated this would be a huge help to parents in the community.

D. ENGINEER

SEE ATTACHED REPORT

Mr. Kirchgasser stated the culverts were transported down Lenni Road to the site of the future extension of the Chester Creek Trail to the TRID Mint Trail. He stated they are two separate culverts, one to get the tributary under the rail lines and the second one for pedestrians. He stated this is good news and progress is being made.

Ms. Dussling asked Mr. Janetka to summarize the Sunnybrae Basin revitalization. Mr. Janetka stated he has been working on the basin revitalization plan for approximately twelve months. He stated the project was partially funded with a DEP grant. The project is the reconstruction of the area where water from the development concentrates primarily behind 36 and 38 Gallant Fox Drive. Ms. Dussling asked for the anticipated timeline. Mr. Janetka stated the timeline will be early this year. He stated he is in the final stages of the design plan and contract documents and plans to bid out in the near future. Mr. Haines stated every homeowner in the immediate vicinity was notified last year. He stated they are working closely with two property owners in particular.

5. PUBLIC HEARING

A. A Public Hearing on Ordinance 810; Text Amendment to I-1 Zoning District, Main Line Health; Riddle Hospital, 1068 W. Baltimore Pike.

1) Consideration for Approval: Ordinance 810; Text Amendment to I-1 Zoning District, Main Line Health; Riddle Hospital, 1068 W. Baltimore Pike.

B. A Public Hearing on a Conditional Use for Main Line Health; Riddle Hospital in I-1 Zoning District, 1068 W. Baltimore Pike.

1) Consideration for Approval: Resolution 2020-01, Conditional Use Approval for Main Line Health, Riddle Hospital, 1068 W. Baltimore Pike.

Mr. Shropshire made a motion to continue the Public Hearing until date certain of January 27, 2020 for items 5A, 5A1, 5B, 5B1 and to amend the agenda to move item 7A to 7G1. Mr. Byrne seconded the motion. The motion carried with a vote of 7-0.

6. OLD BUSINESS

N/A

7. NEW BUSINESS

B. Consideration for Approval: Resolution 2020-03, Digital Record Retention Authorization and Disposition of Financial Records.

Mr. Haines said the State Manual requires that if the Township desires to retain the digital copy of documents, in lieu of paper, it must do so on the record. He stated the Township is requesting support for digitizing Right To Know requests and retained on network drives.

Mr. Shropshire made a motion to approve Resolution 2020-03 and Mrs. Powell seconded the motion. The motion carried with a vote of 7-0.

C. Consideration for Approval: Resolution 2020-04, DCED Flood Mitigation Grant Application.

Mr. Haines stated the Grant is valued at \$275,000 and is designed to off-set costs to be used for the Sunnybrae Basin Flood Control Project.

Mr. Shropshire made a motion to approve Resolution 2020-04 and Mr. Read seconded the motion. Resolution 2020-04 carried with a vote of 7-0.

D. Consideration for Approval: Resolution 2020-05, Amendment to Resolution 2017-75, Uses at Tyler Arboretum Barn.

Mr. James Flandreau, representing Tyler Arboretum, stated he has been before Council several times regarding the Land Development Plan of the use of the Barn. He stated Council placed a number of conditions on activities regarding private catering events and asked for similar restrictions and guidelines of public events that are akin to activities being held at Linvilla Orchards on a smaller scale. Mr. Flandreau stated they have listed restrictions that are consistent with the restrictions Mr. Damico and Mr. Sullivan worked out for Linvilla Orchards and regained all restrictions that were placed initially in the previous Resolution. He stated he hopes Council finds the language meets with their approval. Mr. Flandreau introduced Heather Saunders, Board President, and Mandy Santiago, Executive Director, for Tyler Arboretum. Mr. Shropshire asked Mr. Byrne to state his opinion on the application. Mr. Byrne stated two years ago Council approved extra weddings. Mr. Flandreau stated they went from 40 to 52 weddings and have an excellent track record. Mr. Byrne stated originally there was a complaint about loud music which was taken care of immediately. He stated he does not think there will be a problem if approved with the same conditions. Mrs. Powell asked for the number of events to be held. Mr. Flandreau stated no more than 100 events. Ms. Dussling asked if the events for children would be applied to the 100 events cap. Mr. Flandreau stated Tyler has child education programs and adult programs that do not involve alcohol and are not included in this limit but are a part of their curriculum. Mr. Shropshire stated Tyler Arboretum is an asset to the community and understands the difficulty in fund-raising. He stated he fully supports the application. Ms. O'Connell-Bell asked if the 200-maximum number of guests has changed or is it existing. Mr. Flandreau stated the 200 maximum is applied to the catering events.

Mr. Shropshire made a motion to approve Resolution 2020-05 and Mr. Byrne seconded the motion. Resolution 2020-05 carried with a vote of 7-0.

E. Consideration to Authorize: Traffic Signal Easement Agreement; 1263 W. Baltimore Pike.

Mr. Haines stated items 7-E and 7-F go together but need separate authorization. He stated there was an issue with the approved traffic signal that was a part of the Mint Redevelopment at Thomas Chevrolet at the new road named Donovan Drive. He stated the Township worked with Mr. Ercoloni, the Mint Redevelopment Group, and PADOT to find a resolution. He stated 7-E will formally create a public easement for the new traffic signal and there will be a repaving of the driveway entrances. He stated McKee will be doing the paving on behalf of the Township.

Mr. Byrne made a motion to authorize the Easement Agreement and Ms. O'Connell- Bell seconded the motion. The motion carried with a vote of 7-0.

F. Consideration to Authorize: McKee Group Paving Agreement for 1263 W. Baltimore Pike.

Ms. Dussling made a motion to authorize the Paving Agreement and Mrs. Powell seconded the motion. The motion carried with a vote of 7-0.

G. Consideration to Authorize: 48 Skylar Drive; Tax Appeal Settlement.

Mr. Damico stated this property was purchased on April 30, 2019 with a purchase price of \$489,770 and the assessment amount placed on the property by the Board of Assessments was \$517,400. He stated the assessment should have been \$284,560 because the common level ratio for the year 2020 is 56.4% of the fair market value of the property. He stated the assessment should have been set for \$276,234. Mr. Damico stated, and the school district agrees, this is an unfair assessment that should not have been set in the first place. Mr. Damico recommended Council approve the settlement.

Ms. O'Connell-Bell made a motion to approve the Tax Appeal Settlement and Mr. Read seconded the motion. The motion carried with a vote of 7-0.

G1. Consideration for Approval: Resolution 2020-02, Preliminary/Final Land Development: Main Line Health; Riddle Hospital, 1068 W. Baltimore Pike.

Mr. James Byrne, representing Main Line Health/Riddle Hospital stated he wanted to present to Council the same presentation that went before the Planning Commission. Mr. Byrne introduced Mr. Dave LaMontagne, Santec Consulting, project manager. Mr. LaMontagne prepared a presentation for Council. Mr. Kirchgasser stated Council has concerns with building in front of the existing hospital, and the design of the structure is critical to the impact it will have on the busiest highway in the Township. He stated with construction at varying heights and setbacks and a building that exceeds zoning height with a flat front will create a canyon effect on Baltimore Pike. He stated Council made it very clear at the earliest discussions with the plans that Council received, it had a flat front.

Mr. LaMontagne stated that in looking at the plan, the only location to build is in front of the hospital. He stated the new building is 90% for inpatients and a key planning tenant is keeping inpatients together and outpatients together. He stated all the plans are from evidence-based designs from published journals that talk about ways to improve the healing effect on patients to get them to heal faster and to get them out faster. Mr. LaMontagne pointed out the proposed building on the site plan. He stated this building will ensure that Riddle Hospital is a 100% private room hospital. He stated this is important not only for patients' comfort but for their safety as well. He stated this brings the hospital to 196 beds in total. He stated there will be new patient rooms, a new maternity unit, a new surgical suite, a new radiology department and support service on the lower level. Mr. LaMontagne pointed out the location of the new parking garage on the plans which will hold over 250 spaces. He stated the garage will be for patients and family only. Mr. LaMontagne stated they looked at several places to place the main entrance and decided to place it at the front. He stated this is not the last project that Riddle Hospital will entertain, but he does not have any timeframes on future development. He stated they are looking to rebuild the whole hospital to bring it to modern standards. Mr. LaMontagne pointed out the loading dock on the plans. Mr. LaMontagne showed the inside of the building plans and explained the key element is the placement of the elevators. He stated they are at the front door and carry all the way to the top floor. He pointed out the surgery unit on the second floor with mechanical units directly below. He explained that all patient rooms must have a window to aid in healing. Mr. LaMontagne stated Council had asked to soften the facade and he explained they have tried to comply. He stated they are asking for relief from the height requirements from 75 feet to 80 feet in addition to building coverage relief from 25 feet to 30 feet and the setback requirements from 200 feet to 190 feet. He stated the building is outside the 200 feet, but the canopy encroaches. Mr. Shropshire asked if the heights are equal to the Rothman Building. Mr. LaMontagne stated the floors are 15 feet in height.

Mr. LaMontagne showed on the plans the angle of height of the various buildings. He stated they would like to be able to step back the upper levels to please Council; however, it will not be able to flow with the placement of the elevators. Mr. Shropshire stated he had no idea the Rothman Building would be so close to Baltimore Pike and his concern is they do not make the same mistake with the new building. Mr. LaMontagne asked if Council would need more information to understand what the plan will look like. Mr. Shropshire asked for a street view so he could gauge the distance from Baltimore Pike. Mr. Dan Thomas, Architect, stated he could show a three-dimensional image of a model of the buildings. Mr. Kirchgasser asked for plans to soften the look of the building. Mr. Read asked if there are elements that can be added to the roofline, such as a cornice, to give interesting shadows and depth.

Mr. Jeff Toddem, Traffic Engineer, stated there is no change to the volume of traffic with this proposed plan. He stated the proposed parking will exceed the Township Ordinance by 120 spaces. He stated they will comply with most items on the review letter. Mr. Toddem stated the entrance drive is critical as it provides direct access to the emergency department and provides better access to the pick-up/drop-off area in front

of the Pavilion. He stated the main entrance minimizes the amount of traffic in front of the proposed building and also provides access to other areas of the hospital campus. He stated they will replace signage to provide direction to other areas of the campus. Mr. Toddem stated item #5 of the review asks to add a crosswalk on the main drive east toward the south end of the garage. He stated the proposed future SEPTA stop will come to an agreement as to how this will be handled. He showed on the proposed plan the pedestrian access crossing. Mr. Andy Parker, Township Traffic Engineer, stated the entrance drive is a redundant roadway parallel to North Drive and has pros and cons. He stated his main concern is as traffic is coming from Baltimore Pike the very short distance for drivers to go left or right and there needs to be clear and concise signage at the decision point. Mr. Parker's other concern was with pedestrian activity going from the garage to the Pavilion as proposed is one crosswalk to cross the Main Drive East. He stated there was originally planned a pedestrian bridge. He stated he asked for the crosswalk to be wider with a pedestrian refuge in the area of Main Drive East. Mr. Parker stated it is important to enhance the safety of the crosswalk as much as possible. Ms. Kelly Johnson, 711 Iris Drive, asked to see the location of the crosswalk from the hospital to cross Baltimore Pike. Mr. Toddem stated there will be crosswalks and sidewalks leading to the signalized crossing area. Mr. James Byrne thanked Council and promised he will get information asked for tonight to them before the meeting on January 27, 2020. Mr. Kirchgasser stated the presentation was helpful and thanked Mr. Byrne.

H. Approval of January 13, 2020 Bill List.

Mr. Kirchgasser read the bill list aloud.

GENERAL FUND		
Aqua Pennsylvania, Inc.	November Hydrant Bills	\$ 9,463.26
A. J. Blosenski, Inc.	November Recycling/Yard Waste	\$ 25,690.56
Kelly & Close Engineers	Professional Services 10/26-11/22/19	\$ 15,801.78
Keystone Municipal Services, Inc.	Contracted Services. 11/18 - 12/16/19	\$ 19,837.50
Middletown Free Library	Reimbursement .-Trimm Glass Co., Inc.	<u>\$ 9,895.00</u>
	General Fund Total	<u>\$ 80,688.10</u>
CAPITAL RESERVE FUND		
Century Engineering, Inc.	Wawa Recreational Trail	<u>\$ 2,004.12</u>

CAPITAL 2019 G.O. BOND – TRID

Century Engineering, Inc.	Wawa Recreational Trail	<u>\$ 32,994.77</u>
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CAPITAL 2019 G.O. BOND - ROOSEVELT

Erdy McHenry Architecture	Roosevelt School Renovation	<u>\$ 203,618.00</u>
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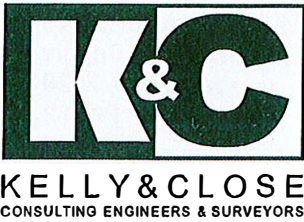
Mrs. Powell made a motion to approve the bill list and Mr. Byrne seconded the motion. The motion carried with a vote of 7-0.

Mr. Kirchgasser adjourned the meeting at 8:24 p. m.

Respectfully Submitted,



Sharon Browne



Middletown Township Engineer's Report

January 13, 2020
Council Meeting

MARINER 2 PIPELINE

MT100-Ea

- Drilling of the 20-inch pipeline (Drill #591) began in early October, but is presently on hold until geologic investigation of Valley Road, in relation to four subsidence in the area, is complete. Pilot hole for 20-inch pipeline has been grouted closed and plugged with phone on both ends.
- Geophysics studies are being conducted in the area of Sleighton Park, Valley Road, and W. Forge Road in relation the four subsidence events that have occurred over last 3 months. We are awaiting results of this additional testing.
- Major modification of NPDES and other PADEP Permits for #620 Section of Pipeline is under review by PADEP and has been determined "administratively complete" and is under technical review. PADEP has lifted the permit "bar". Estimated approval date for major modification is early to mid-2020. Amended Grading and Excavating Permit is required from Middletown Township for the Drill #620 Major Modification work prior to commencement of construction of this portion of the pipeline (both 16-inch and 20-inch).
- 20-Inch diameter Drill #631 (Gun Club) was previously under re-evaluation review by PADEP and now that the permit "bar" has been lifted, it is anticipated that the 20-inch drill will commence in early 2020, but the Township will review this with Sunoco to identify a more specific date.
- Target commencement date for 20-inch diameter Drill #610 (Granite Farms Estates thru Franklin Mint) is January 2020.
- Blasting on Franklin Mint property is ongoing and no issues reported thus far. Blasting has been approved by PADEP and Sunoco and it is our understanding that representatives from Sunoco are present during blasting.
- This office has reviewed the condition of the entire right-of-way and has prepared a report that has been presented to Township Staff. Minor issues identified during the review process were forwarded to Sunoco for resolution. No significant drainage or erosion issue was identified during field inspection. Inspection was to assess the effectiveness of permanent stabilization and installed stormwater controls.

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SEPTA R3-2

MT120-Bw

- Construction activity is ongoing from near the Elwyn Station to just north of the right-of-way intersection with Rt. 1. Primary construction activity occurring is between Lungren Road and Rt. 1 where there are numerous bridges and stormwater culverts being replaced. Work also includes the installation of new bridges, widening and reprofiling of tracks, and roadway improvements. None of the work contemplated with the R3-3 Land Development (Lenni welfare building, Wawa Station Building and Parking Garage) is underway. Lungren Road was recently re-opened after completion of the train overpass.

TOWNSHIP GUIDERAIL PROGRAM

MT124-E

- Maintenance bond for the 2019 Guiderail program expires September 17, 2020. Contract was for installation of approximately 2,000 LF of metal guiderail (Howarth Road, E. Knowlton Road (North) and Darlington Road (East)). Maintenance bond for the complete work expires September 17, 2020.
- Preliminary design plan is complete for E. Knowlton Road (South), Darlington Road (West) and Valley Road. Bid letting for this work has not be scheduled. Significant utility pole relocation and tree removal is required for these projects.
- The guiderail program is for the installation and/or replacement of guiderail along the following 6 segments of Township roadway (including the segments associated with the recently completed 2019 contract): Howarth Road, E. Knowlton Road (North), E. Knowlton Road (South), Darlington Road (East), Darlington Road (West) and Valley Road.

TOWNSHIP CODE AMENDMENTS

MT110 SERIES

- The following Codes are in the process of being amended prior to the end of 2021: Chapter 186 (Soil Erosion and Sedimentation Control), Chapter 204 (Streets and Sidewalks), Chapter 210 (Subdivision and Land Development) and Township Standards (construction standards, details and specifications).
- Chapter 198 (Stormwater Management Ordinance) – Amended Ordinance was adopted by Council and went into effect starting on January 9, 2020.
- Preparation of Draft revisions to Chapter 186 (Soil Erosion and Sedimentation Control), has been completed and distributed to Township review committee. The document

will begin formal review/revision process by Township Staff and consultants starting in late January 2020.

- Preparation of a new Township Code, Chapter 77 (Building Permit Procedures) and Township Standards has begun. The first draft of Chapter 77 will be distributed to the Township review committee in early 2020. At that time, the document will begin formal review/revision process by Township Staff and consultants. Chapter 77 is intended to establish requirement and procedures for obtaining building permits and requirements for approval of Certificates to Occupancy for occupiable structures.

STORM SEWER REPAIR – 12 GLEN RIDDLE ROAD MT100-M

- Work is for replacement of severely deteriorating storm sewer traversing #12 Glen Riddle Road, which is within an easement that is owned and maintained by the Township.
- Design is complete for the replacement of deteriorated storm sewer and has been reviewed with the property owner. Extinguishment of an existing Township easement will be accomplished as well as the establishment of a new easement along the centerline of the relocated/repaired storms sewer.
- Easement exhibit, legal description and draft easement agreement have been completed and have been executed by the property owner.
- Draft construction plan and construction specifications are complete and under final review.
- Commencement date of construction is anticipated to be early 2019 (with let for bid sometime between January and February). Construction dates will be coordinated with the property owner, prior to letting the project for bid.

STORM SEWER REPAIR – 78 FORGE ROAD MT100-N

- Work is for installation of storm sewer collection inlet and short segment of pipe to improve a drainage issue originating from Forge Road, impacting the front of #78 Forge Road.
- Design plan of storm sewer replacement is complete.
- A permanent easement (from an adjoining property owner – 122 W. Forge Road) is required for grading and to install a storm sewer endwall slightly outside of the right-of-way of the road. Approval of temporary construction access will also be necessary from the property owner (78 Forge Road) which is the owner primarily impacted by the pipe and inlet

installation. Easement plan and legal description have been completed and the Solicitor is in the process of obtaining easement agreement approval from the property owner. This office is in the process of meeting with the new property owner to review the proposed work and easement area and once this is complete, the property owner indicated they will execute the easement agreement (assuming they are satisfied with an explanation of the proposed work).

SUNNY BRAE STORMWATER BASIN REVITALIZATION MT100-K

- Mariner East 2 Pipeline Corridor Grant Funds (\$198,472.00).
- Basin area is located on land owned by the Township to the rear of #38 Gallant Fox Drive.
- Draft design plan of the basin revitalization is complete and has been reviewed with Township Staff and the owners of the properties adjoining the basin area.
- It is desired to commence construction in late February or early March of 2020 so that the basin can achieve permanent stabilization prior to Summer weather conditions.
- Draft construction plans and contract documents for the proposed work are in the process of being completed in advance of anticipated letting for bid in January/February 2020. The Township Landscape Architect, Thomas Comitta Associates, is 95% complete basin planting and seeding plan.
- This basin revitalization work will be submitted to PADEP as a means to reduce sediment (PRP - Pollutant Reduction Plan) in conjunction with the NPDES Permit for the Township's MS4 (permit term from 2018 to 2023). The basin revitalization work will address approximately 90% of the Township sediment reduction requirement within the Chrome Run watershed, for the 5-year term of the Pollutant Reduction Plan which is anticipated to begin in early 2020.

SMEDLEY PARK

MT100-A.2

- Stage 1 work (Contract amount is \$445,826.79) is complete. The site has been reviewed by the Delaware County Conservation District and is stabilized in accordance with district standards. Maintenance bond for the project has been received and expires on June 2, 2020
- Survey as-built information has been obtained for the completed work and this survey information will be the basis for the Stage 2 and Stage 3 bid plans to complete the remainder of the park. The survey as-built plan is also required as a condition of the NPDES Permit Notice of

Termination. Survey as-built information indicates construction was completed in compliance with the design plan and conditions of the Stage 1 contract.

- Bid plan and contract documents for public bid of Stage 2/Stage 3 work at the park are being prepared in anticipation of letting of public bid around January 2020. Stage 2 includes the bulk field and parking lot grading work and Stage 3 includes the installation of parking lots, driveways and trails. Stage 1 only included stormwater management controls and sediment control facilities (for Stage 2 and 3 bulk grading activity). Stage 2 and 3 can be completed at the same time and will be included as part of the 2020 letting for bid. The NPDES Permit for the Park project expires on December 19, 2022. PennDOT Highway Occupancy Permits have been extended to late 2020 and will be extended yearly as needed.

2018 CDBG – E. OLD BALTIMORE PIKE

MT102-18

- Work is for the repair and paving overlay of E. Old Baltimore Pike from the Rt. 1 on-ramp to School Lane (approximately 2,200 LF or roadway). Work includes paving base repair, repair of concrete pavement, restoration of road crown, concrete curb, milling and bituminous overlay, signage and pavement striping.
- Work is to be completed under a Delaware County 2018 Community Development Block Grant in the amount of \$130,650.00. Total project cost including Township contribution - \$143,715.00.
- Bids for the project were opened in 2019 and exceed the budget amount for the project, and were formally rejected by Council. The project will be re-bid January 2020. Delaware County OHCD has requested that the project be re-bid and constructed prior to end of May 2020. It is our belief that with minor changes to the contract documents and scope of work, and with the aforementioned date for let of bid (Winter), lower bid amounts will be received for the work.

MS4 NPDES PERMIT/POLLUTANT REDUCTION PLAN

MT300-18

NPDES Permit application and Pollutant Reduction Plan for the 2018-2023 permit term was submitted to PADEP on December 4, 2019 and a "Draft" approval of the permit has been issued. A final approval will be issued upon conclusion of a public comment period which commenced upon publication of the draft approval in the Pennsylvania Bulletin. Once final approval is granted, the Township will have 5 years (from the date of permit approval) to complete the stormwater BMPs described in the PRP. It is

anticipated that Sunny Brae Basin revitalization will be the first stormwater BMP from the PRP, to be completed (in 2020).

FORGE ROAD/HANSON QUARRY PAVING REPAIRS **MT105-B**

- Temporary repairs made to Forge Road in front of Hanson Quarry in late 2018. Material for the repair was donated by the quarry. Repairs appear to be holding up well.
- Field information has been collected in order to prepare a permanent paving repair design including underdrain to mitigate wet conditions contributing to paving deterioration.
- Hanson Quarry has informally agreed to participate in permanent paving repairs contemplated in front of the Quarry entrance.
- Schedule for completion of permanent repairs has not been determined at this time since the temporary repair completed late last year continues to withstand truck traffic.

MIDDLETOWN TOWNSHIP ROAD PROGRAM **MT105-19**

- Contract for the 2019 Road Program, awarded to Couzins, Inc. in the amount of \$355,396.70, has been completed and all funds paid out and all reimbursement (liquid fuels) received.
- A coordination meeting for the 2020 Road Program was held on December 5, 2019. It is anticipated that the 2020 Road Program will be let for bid earlier in the year in order to ensure all work and construction funds are dispersed prior to October 31, 2020.

SUBDIVISIONS/LAND DEVELOPMENTS **MT305 SERIES**

- Riddle Hospital Expansion land development plan has been submitted and reviewed by Township staff/consultants and the final plan was approved by the Middletown Township Planning Commission on December 10, 2019. The applicant appeared before Council on December 9, 2019 and was granted waiver of the preliminary plan approval requirements since the plan included required final plan content and has been reviewed and revised multiple times (prior to Council Meeting) to address technical and planning issues. The applicant is requesting final plan approval from Council on January 13, 2020.
- SEPTA R3-3 Land Development Plan has been submitted and reviewed by Township staff/consultants and has been given final approval by Middletown Township Planning Commission and Council. Council approved waiver of preliminary plan

approval requirements. Zoning variance required for the project were approved in August by the Zoning Hearing Board. Anticipated commencement of construction is early 2020. The land development plan has not yet been recorded.

- Artis Senior Living Land Development – The final plan, conditional use and zoning map/text amendments have been approved by Council. Anticipated commencement of construction is early 2020. The land development plan has not yet been recorded.
- 227 Howarth Road Subdivision and Land Development (Mancil Builders) – Plan was granted final approval by Council on April 22, 2019, but has not yet been recorded.
- Guss Subdivision (Howarth Road) – Conditional final approval granted by Council. Plan has not yet been recorded.
- Promenade at Granite Run Land Development - Amended final approval has been granted by Council and recordation of the plan is complete. Construction pursuant to the approved (and recorded) final plan is on-going.
- Wawa (Riddle Ale House) - Final approval granted by Council. Construction is complete and Certificate of Occupancy has been approved so that the store could open to the public on December 12, 2019. The Wawa land development plan content was included as part of the recorded amended final plan for Promenade at Granite Run so it was not recorded with the Recorder of Deeds.
- Darlington Pointe II Subdivision - Conditional final approval granted by Council. Plan has not yet been recorded.
- 312 Lenni Road Subdivision - Conditional preliminary approval granted by Council.
- 33 N. Middletown Road Subdivision (Convery) - Conditional final approval granted by Council. Plan has not yet been recorded.
- Penncrest High School Life Skills Center and Parking Lot Subdivision and Land Development – Conditional final approval has been granted by the Township Planning Commission and Council. The plan has not yet been recorded.
- 345 Valley Road Subdivision – Conditional final approval has been granted by the Township Planning Commission and Council. The Subdivision plan has not yet been recorded.

